

ZONING BOARD OF APPEALS DECISION GRID
November 19, 2009

CASE #	ADDRESS	RECORD OF VOTE
V-019-09-10	650-658 South Avenue	See comments below
V-025-09-10	46-48 Hartsen Street	Deny 1-6-0
V-026-09-10	153 Highland Parkway	See comments below
V-027-09-10	55 Clay Avenue	Grant w/condition 7-0-0
V-028-09-10	216 Bay Street	Grant w/condition 7-0-0
V-071-08-09	25 Driving Park Avenue	Grant 7-0-0
V-030-09-10	368 Alexander Street	0-7-0 Deny
V-031-09-10	106 Crouch Street	Grant 7-0-0

OTHER ITEMS:

V-009-09-10	953-96- S. Clinton Avenue(Cinema Theater)
V-065-08-09	1700 Culver Road(Salvatore's/ Donuts Delite)
V-004-09-10	691 Monroe Avenue

650-658 South Avenue/V-019-09-10

The Application was withdrawn by the applicant for now. Per letter submitted by the applicant, the application will be rescheduled for the Board's hearing after the revised information has been submitted to the Zoning Office.

153 Highland Parkway/V-026-09-10

Application adjourned to December 17, 2009 hearing because additional information is needed from the applicant

55 Clay Avenue/V-027-09-10:

The variance was granted on condition that two parking spaces be provided for the approved two family dwelling.

216 Bay Street/V-028-09-10:

The variance was granted on condition that (1) the existing siding be extended to the affected portion of the building; (2) the windows on the affected portion of the building be reconstructed and that the new windows should match the existing windows on the second floor with regards to design; (3) the exterior entrance along the Bay Street frontage be eliminated and (4) the implementation of these conditions be subject to review and approval by the Manager of Zoning.

953-960 S. Clinton Avenue(Cinema Theater)/ V-009-09-10

On July 23, 2009, the Zoning Board granted a sign variance on condition that there be no movie trailers/previews or scrolling messages on the approved digital sign. However, based on field reports, messages are changing every few seconds. The Board discussed the issue at their 11/19/09 meeting and determined that what the applicant has installed is not what they approved and that additional variance approval will be required if the current message display is to be maintained.

1700 Culver Road (Salvatore's/Donuts Delite)/V-065-08-09

On May 21, 2009, the Board granted a variance to install two attached signs for the Salvatore's restaurant (in the former Donuts Delite restaurant). Since then, the applicant has added several window signs. The Board, at their 11/19/09 meeting, determined that the additional signs were not part of the May 21, 2009 approval. Therefore, another variance approval will be required.

691 Monroe Avenue/V-004-09-10

On July 23, 2009, the Board granted a variance to construct a walk-in cooler and dumpster enclosure addition to restaurant (Dogtown) on condition that a 6' high vinyl fence be installed to provide screening. The applicant has requested to install a wood fence (Dogear Shadowbox) instead of a vinyl fence. The Board granted the request.